

The new construction at 400 Cedar Lane (former Superfresh) is progressing. In order to keep the public informed about the project and certain milestones that need to be met to keep on schedule, the township is working closely with the project manager who will periodically share information for posting on Facebook and Township Website.

As of today, work on the new sound wall is moving along nicely. It is anticipated that the wall construction will be completed sometime around July 18th. As the wall is completed, you may notice a few small sections that are intentionally left out for construction and maintenance access to the storm water basins at the site. Once the basin construction is complete, the missing small wall sections will be installed and the wall will be continuous along the side and rear property lines. The township has worked to ensure that the sound wall is the first improvement to be made at the site so it could isolate the work and separate the neighboring residences as much as possible.

Though the contractor is required to operate within the construction start and stop times as established by ordinance, there will be some deviations that have been granted in order to keep this project on schedule and to avoid a longer and drawn-out process of completing the facility. The current permitted deviation from the workday times will begin on or about July 18th or July 25th when the contractor will have to pour large quantities of concrete to create floor slabs. These extended hours of work are expected to occur 3-4 times per week for the next few weeks. During that time, the contractor will be pouring large sections of floor slabs in the early morning hours because it is the only way to ensure the finishing process is completed before the evening and overnight hours. Approximately 16 large slabs of concrete are needed for the new building.

*Please note that none of this work is being permitted unless the perimeter sound wall is completed.

The concrete schedule is listed below:

1:00am to Noon – Concrete begins to arrive and is pumped to the pour areas. This will reduce the amount of truck maneuvering and will lessen the amount of backup beepers that are heard.

3:00am to 7:00am – Concrete finishing and troweling begins.

7:00am to 10:00am – Saw cutting begins.

10:00am to Noon – Finishing placement and troweling.

Noon to 5:00pm – Curing blankets are applied.

The township will update posts about changes to the current actual pour dates and times on its website (WWW.FLORENCE-NJ.GOV) and Facebook (Florence Township – Government Organization) page for easy access.

The photo below is provided to show the scale of the work and the way the concrete pours will take place.



The rendering below represents the project upon completion. The site work began this Spring and it is anticipated that occupancy could occur as early as December 2016.

Though there is no tenant for the building at this time, the owner of the building is actively marketing the facility. This does not affect the financial benefits to the community since payments begin upon completion regardless of occupancy. The township is still eager to see the facility in use so it will bring more employment to the already expanding job base in the community. Once a final tenant is known, then the township will publish the information.

